

# \$179,999 - 117 10333 117 Street, Edmonton

MLS® #E4435640

**\$179,999**

2 Bedroom, 1.00 Bathroom, 684 sqft

Condo / Townhouse on 0.00 Acres

WÃ@hkwÃªntÃ´win, Edmonton, AB

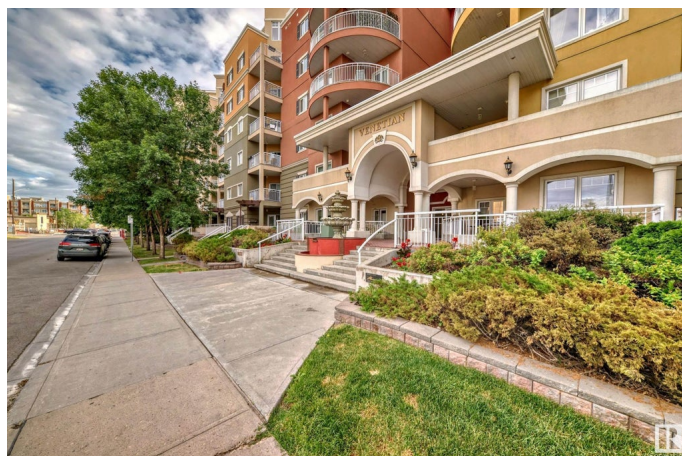
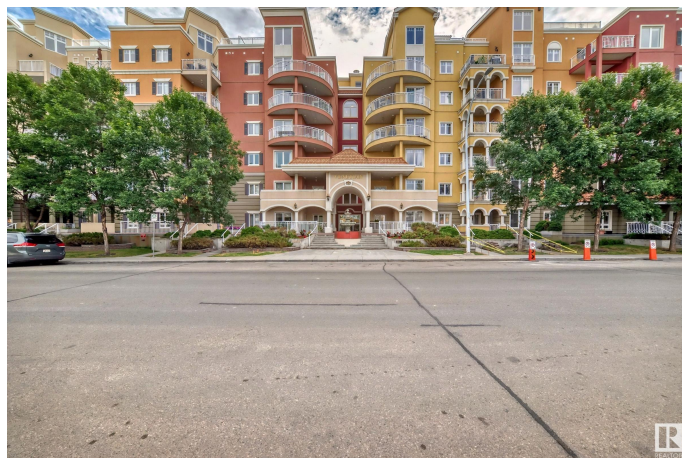
Welcome to this beautifully maintained 2-bedroom condo located on the main floor of The Venetian, one of Oliverâ€™s most sought-after addresses. Perfectly suited for young professionals, students, or anyone seeking convenience and comfort, this unit is just steps from Grant MacEwan University, public transit, shopping, dining, and downtown amenities. This thoughtfully designed suite features granite countertops, stainless steel appliances, upgraded laminate flooring, in-suite laundry, and central air conditioning. The spacious living area offers a cozy gas fireplace and access to a private patio overlooking the quiet courtyardâ€”ideal for relaxing or entertaining. With two well-sized bedrooms, this layout works well for roommates, a double primary suite setup, or a dedicated home office. The secure building includes heated underground parking, a fitness centre, and a peaceful central courtyard. Whether you're looking for your first home or a smart investment, this move-in-ready condo offers a prime location.

Built in 2008

## Essential Information

MLS® # E4435640

Price \$179,999



Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	684
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	117 10333 117 Street
Area	Edmonton
Subdivision	WÃ©hkwÃ©ntÃ©win
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 0B4

### Amenities

Amenities	Exercise Room, No Animal Home, No Smoking Home, Patio
Parking	Underground

### Interior

Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Heat Pump, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
# of Stories	6
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Stucco
Exterior Features	Public Transportation, Schools, Shopping Nearby
Roof	EPDM Membrane

Construction	Concrete, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 9th, 2025
Days on Market	1
Zoning	Zone 12
Condo Fee	\$454

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Listing information last updated on May 10th, 2025 at 2:02am MDT